



# **FEE SCHEDULE**

**Land Use Plan Amendments  
Rezoning Requests  
Other Related Fees**

**Variance Petitions  
Conditional Use Requests**

## **INCOMPLETE SUBMITTALS ARE NOT ACCEPTABLE FOR REVIEW AND PROCESSING.**

The following fees shall apply to all applications for land use plan amendments, rezoning, conditional use, variances and other zoning related applications. These fees are used to defray staff cost in the evaluation of the proposal made and provide for the required notices and public advertisements. Should any applicant have more than one type of request to the City, the applications involved should be submitted at the same time. The present City policy is to have concurrent reviews being processed before the final review and actions by the City Commission. It is the obligation of all applicants to review the appropriate City Codes and design standards related to their proposal before making any application to the City. .

### **Rezoning Applications (Required fee applies for each type of application):**

1. Applications involving property or uses proposed to be within single-family or two-family zoning districts (RS & RD classifications) .....**\$550.00**
2. Applications involving property or uses proposed to be within multi-family zoning districts (RM classification)..... **\$1,000.00**
3. Applications involving property or uses proposed to be within community facility, recreation and open space or educational facility districts (CF, OS & ED classifications).....**\$600.00**
4. Applications involving property or uses proposed to be within business or commercial recreation zoning districts (B & CR classifications) .....**\$2,000.00**
5. Applications involving property or uses proposed to be within industrial zoning districts (I classification) .....**\$2,000.00**
6. Joint application for contiguous property within the same zone district. For each additional parcel .....**\$550.00**
7. All other zoning districts.....**\$2,000.00**
8. PDD (Planned Development Overlay District)  
1-20 Units < 2,000 sf.....**\$2,500.00**  
All others 21+ Units >2,000 sf..... **\$4,000.00**  
\*\*\*After \$2,500 or \$4,000 of City's staff time, an additional fee of actual staff time will be applied at the City's hourly rate\*\*\*
9. Planned Local Activity Center District.....**\$30,000.00**

### **Legal Advertisement Fee:**

1. Variance and Conditional Use.....**\$200.00**
- Rezoning & Land Use Plan Amendments:
  2. Small Scale.....**\$300.00**

3. Large Scale.....**\$500.00**
4. LAC, PLAC, TOC, TOD, and 10 acres or more.....**\$500.00**

### **Land Use Plan Amendment Applications (Required fee applies for each type of application):**

1. Small Scale.....**\$1,000.00**
2. Large Scale.....**\$7,500.00**
3. Text.....**\$7,500.00**
4. Local Activity Center, Transit Oriented Development, Transit Oriented Corridor.....**\$30,000.00**  
(LAC, TOD, TOC) (minimum fee)  
\*\*\*After 30,000.00 of City's staff time, an additional fee of actual staff time will be applied at the City's hourly rate\*\*\*
5. Regional Activity Center (minimum fee)....**\$35,000.00**  
\*\*\*After \$35,000.00 of City's staff time, an additional fee of actual staff time will be applied at the City's hourly rate\*\*\*

### **DRI (Development of Regional Impact) Applications (minimum fee).....\$50,000.00** \*\*\*After \$50,000.00 an additional fee of actual cost will be applied at the City's actual rate\*\*\*

#### **DRI Notice of Proposed Change:**

- Non-Substantial.....**\$2,500.00**  
Substantial.....**\$4,000.00**

### **(Section 32-968) Variance and Conditional Use Applications (Required fee applies for each type of application):**

1. Applications involving property or uses within single-family or two-family zoning districts (RS & RD classifications).....**\$300.00**
2. Applications involving property or uses within multi-family zoning districts (RM classifications).....**\$800.00**
3. Applications involving property or uses proposed to be within community facility, recreation and open space or educational districts (CF, OS, and ED classifications) .....**\$600.00**
4. Applications involving property or uses within business, commercial recreation zoning , and/or industrial zoning districts (B, CR, & I-L classifications).....**\$1,200.00**
5. Applications for amusement machines as accessory conditional uses .....**\$200.00**
6. Administrative Variance.....**\$150.00**

\*\*\*Except for residential uses, if the application involves more than one (1) variance, an additional fee of one-half (1/2) the amount specified above shall be paid by the applicant for each additional variance.\*\*\*



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## **(Section 32-968) Variance and Conditional Use Applications Continued:**

### **7. Variance for Construction Without Permit (Section 32-965) :**

<b>Value of Building Structure or Improvement</b>	<b>Fee</b>
a) \$10,000 or under	Double otherwise applicable application fee
b) \$10,001 to \$50,000	5% of estimated construction cost or fee in a), whichever is higher
c) \$50,001 and above	\$2,500, plus 1% each additional \$10,000 of estimated construction costs over \$50,000.

### **Other Related Fees:**

Redevelopment Area Modification-Commercial (less than 4,000 square feet).....	<b>\$1,000.00</b>
plus \$ 30.00 / 1,000 square feet thereof	
Redevelopment Area Modification-Commercial (more than 4,000 square feet).....	<b>\$2,000.00</b>
plus \$ 60.00 / 1,000 square feet thereof	
Redevelopment Area Modification-Residential (1-9 units) .....	<b>\$200.00 plus \$30.00 / unit</b>
Redevelopment Area Modification-Residential (10+ units) .....	<b>\$1,000.00 plus \$30.00 / unit</b>
Redevelopment Area modification-Existing development (less than 50% expansion).....	<b>\$100.00</b>
Sign Variances .....	(See Variance fees for applicable zoning classification)
Special Circumstance Sign Variances (Section 32-609) .....	<b>\$550.00</b>
Signage-Exterior Lighting .....	<b>\$550.00</b>
Signage-Murals Non-Commercial .....	<b>\$550.00</b>
Beer & Wine License .....	<b>\$250.00</b>
Outdoor dining application fee.....	<b>\$300.00</b>
Administrative Appeal .....	<b>\$200.00</b>
Right-of-Way Vacation.....	<b>\$1,000.00</b>
Approval Extension Fee	
Commission .....	<b>\$350.00</b>
Director -	
Residential .....	<b>\$75.00</b>
Commercial .....	<b>\$150.00</b>
Planned Development District (PDD) Appeals (add \$50 per contested item).....	<b>\$800.00</b>
Development Agreement - Draft, review and coordinate in connection with development or redevelopment of PDD properties .....	<b>\$10,000.00</b>
Flex or Reserve Unit Utilization.....	<b>\$2,000.00</b>
	<b>Plus \$20 for each unit requested 10 units or more</b>
Planning & Zoning Board Continuance at applicants request .....	<b>(50% of applicable fee)</b>
Zoning Verification Letter	
Residential.....	<b>\$45.00</b>
Commercial.....	<b>\$100.00</b>
Zoning Plan Processing	
New Construction – Minor Development.....	<b>\$150.00</b>
New Construction – Major Development.....	<b>\$300.00</b>
Zoning Research .....	<b>\$75.00/HR</b>